

BOARD OF ZONING APPEALS AGENDA
JUNE 5, 2013

NOTICE IS HEREBY GIVEN pursuant to Sect. 18-110 of the Zoning Ordinance that, at a meeting to be held in the Board Room, Government Center Building, 12000 Government Center Parkway, June 5, 2013, the Board of Zoning Appeals will hold a public hearing on the following applications at the time indicated. At the said public hearing any and all interested persons will be given an opportunity to express their views regarding the application. If you desire to be placed on the speakers' list, or to check on whether the status of the public hearing has changed, call the Zoning Evaluation Division at 324-1280. The following information is a descriptive summary only of the application. Interested parties may review the application or pick up a copy of the staff report at the Zoning Evaluation Division of the Department of Planning and Zoning, 12055 Government Center Parkway, Suite 801. In addition, copies of the staff report are available at the office of the member of the Board of Supervisors in whose district the application property is located. ADA: Reasonable accommodation is available upon 48-hour advance notice. For additional information on ADA call (703) 324-1334 (TTY 711 Virginia Relay Center).

MATTERS PRESENTED BY BOARD MEMBERS

- 9:00 A.M. BRETT CROZIER, SP 2013-MA-025 Appl. under Sect(s). 8-914 and 8-922 of the Zoning Ordinance to permit reduction of minimum yard requirements based on error in building location to permit an accessory structure (treehouse) to remain 3.0 ft. from the side lot line and 1.7 ft. from the rear lot line and to permit reduction of certain yard requirements to permit construction of addition 5.0 ft. from side lot line with total side yards of 14.9 ft. Located at 6100 Larstan Dr., Alexandria, 22312 on approx. 8,940 sq. ft. of land zoned R-3 (Cluster). Mason District. Tax Map 72-2 ((9)) 80.
LG
Approved
- 9:00 A.M. CAROL C. ROBINSON, SP 2013-SU-024 Appl. under Sect(s). 8-913 of the Zoning Ordinance to permit modification to minimum yard requirements for certain R-C lots to permit construction of addition 11.6 ft. from the side lot line. Located at 6503 Flowerdew Hundred Ct., Centreville, 20120 on approx. 13,333 sq. ft. of land zoned R-C and WS. Sully District. Tax Map 53-3 ((4)) (2) 8.
SCL
Approved
- 9:00 A.M. MONIKA E. JEDROL, SP 2012-SP-059 Appl. under Sect(s). 8-305 and 8-914 of the Zoning Ordinance to permit a home child care facility and to permit modification to minimum yard requirements based on error in building location to permit accessory storage structure to remain 2.6 ft. from side lot line. Located at 6117 Lundy Pl., Burke, 22015 on approx. 11,423 sq. ft. of land zoned R-3 (Cluster). Springfield District. Tax Map 78-4 ((13)) 331. (Decision deferred from 11/28/12 and 1/16/13) (Admin. moved from 3/6/13 due to inclement weather.)
SCL
Admin.
Moved to
8/7/13 at
appl. req.
- 9:00 A.M. MARY JANE LEE, SP 2013-PR-023 Appl. under Sect(s). 8-914 and 8-919 of the Zoning Ordinance to permit a reduction in minimum yard requirements based on error in building location to permit accessory structure to remain 6.1 ft. from rear lot line and deck 2.7 ft. from rear and 2.4 ft. from side lot lines and to permit a noise barrier. Located at 9207 Briary Ln., Fairfax, 22031, on approx. 10,765 sq. ft. of land zoned R-3. Providence District. Tax Map 58-4 ((33)) 38. (Concurrent with VC 2013-PR-003).
RH
Decision
Deferred to
7/24/13
- 9:00 A.M. MARY JANE LEE, VC 2013-PR-003 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit greater than 30 percent minimum rear yard coverage. Located at 9207 Briary Ln., Fairfax, 22031, on approx. 10,765 sq. ft. of land zoned R-3. Providence District. Tax Map 58-4 ((33)) 38. (Concurrent with SP 2013-PR-023).
RH
Decision
Deferred to
7/24/13

- 9:00 A.M. SOUTH SPRINGFIELD CONGREGATION OF JEHOVAH'S WITNESSES, SP 2013-MV-012 Appl. under Sect(s). 3-103 of the Zoning Ordinance to permit a place of worship. Located at 8701 and 8713 Pohick Rd., Springfield, 22153, on approx. 3.56 ac. of land zoned R-1. Mt. Vernon District. Tax Map 98-1 ((1)) 58 and 60. (Admin. moved from 5/1/13 at appl. req.)
- RH
Admin.
Moved to
7/24/13 at
appl. req.
- 9:00 A.M. THOMAS D. AND CHRISTINA DAVIS, A 2012-DR-026 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that appellants have allowed the construction of a roof over a deck that extends into the minimum required side yard and have failed to submit required as-built house location surveys for construction on property in the R-2 District in violation of Zoning Ordinance provisions. Located at 1859 Patton Ter., McLean, 22101 on approx. 11,113 sq. ft. of land zoned R-2. Dranesville District. Tax Map 41-1 ((11)) 24. (Admin. moved from 1/9/13 at appl. req.)
- JC
Admin.
Moved to
7/10/13 at
appl. req.
- 9:00 A.M. ROBERT L. WELSH, A 2013-MV-005 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that property located at Tax Map 102-2 ((18)) 9B in the R-2 District is not a buildable lot. Located at 7843 Southdown Rd., Alexandria, 22308 on approx. 13,024 sq. ft. of land zoned R-2. Mount Vernon District. Tax Map 102-2 ((18)) 9B.
- JC
Continued
to 6/12/13

JOHN F. RIBBLE III, CHAIRMAN